
Planning Grants

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Overview

Planning Grants - Grants Management Workshop

January 26, 2021

Planning Grants Process

-Matt Weaver & Rachel Jordan

Best Practices

-Jason Sams (Housing) & Doug Ellis
(Downtown)

Types of Planning Grants

Housing

- Maximum Grant Award: \$50,000
- Community Needs Assessments, household income surveys (LMI eligibility)

Downtown Revitalization (BDR)

- Maximum: \$50,000
 - Require greater local capacity, including property owner commitments
 - Market studies, Economic Assessments
 - Economic Restructuring Plans
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Types of Planning Grants, cont'd

Comprehensive

- Maximum: \$60,000
- Focus on housing rehabilitation activities
- Community needs assessments

Regional

- Maximum: \$60,000
 - 2 or more local efforts
 - PERs, surveys, community needs assessments
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Types of Planning Grants, cont'd

Telecom (Broadband)

- Maximum award: \$40,000
- Management team
- Surveying efforts of future project implementation
- Advertising and procuring a consultant

Public Services

- Maximum award: \$50,000
 - New or expanding community service
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Typical Stakeholders

Housing

- Planning District Commissions (PDCs)
- VA Housing
- VHDA
- FHLB
- USDA
- Tobacco Commission

Downtown

- Main Street Businesses
 - GO Virginia
 - Chamber of Commerce
 - Local Historical Society (historic downtowns)
 - Local merchant association
 - Local bank (revolving loans)
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Business District Revitalization

Downtowns



DHCD's PG Process

1. Contact DHCD with Letter of Interest
 2. Submit Planning Grant Application
 - a. Develop local project management team; roles and responsibilities
 - b. Develop a workplan
 - c. Develop a planning grant budget
 3. Identify grant mgmt needs (PDC, consultants)
 4. Engage community, conduct surveys, analyses
 5. Produce a game plan (PER, costs estimates)
 6. Complete pre-application items (local resolutions)
 7. Submit a CIG application (due April 1) with supporting documentation (maps, data, surveys, etc)
 8. Project approvals finalized by August 2021
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PG for a “Downtown” District

1. Where's your project area?
 2. What are your strengths, weaknesses, natural assets?
 3. What's the downtown vacancy situation, adaptive reuse prospects, developer interest?
 4. Is your “downtown” also eligible as Enterprise Zone, Opportunity Zone, Historic District?
 5. Who are the major stakeholders, community ‘sparkplugs’?
 6. Revitalization - Why now?
 7. What now?...
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Best Practices

Downtown PG - “Do's”

1. Be-SMART - Community input and visioning
 2. Be-Comuni-centric (maximize capacity)
 3. Be-Realistic (timetable, costs, budgeting, participation)
 4. Be-Committed (Public/Private/Nonprofit)
 - a. **Govt:** Town/City Council or BOS, Planning Dept., Law Enforcement, Public Works, PDC, etc.
 - b. **Private:** Chamber, Main Street Merchants, Major Employers, Property Owners
 - c. **Nonprofit:** Historical Society, Civic Associations
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Best Practices

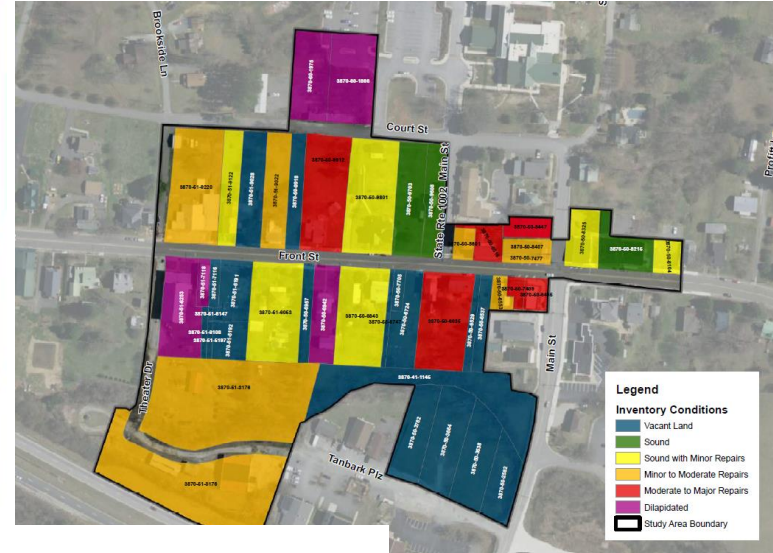
Downtown PG - “Don’ts”

1. Be-Overconfident (Don’t make assumptions!)
 2. Be-Overwhelmed (“Know what you don’t know”)
 3. Be-Overly Reliant (on only DHCD)
 4. Be-Impatient (Sustainable change takes years)
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Nelson Co (Lovingston) PG



3870-50-6635



2017 Leakage/Surplus Factor by Industry Group



Owner Address 2	Owner Address 3	Zip Code	Acres	2018 Improvement Value	2018 Land Value	Total Value	GPIN	Condition	Occupancy	Use
1610 WILSON HIL	ARRINGTON VA	22922	31	0	10,000	10,000	3870-50-2582	Vacant	Vacant Land	Vacant
1610 WILSON HIL	ARRINGTON VA	22922	31	0	10,100	10,100	3870-50-3538	Vacant	Vacant Land	Vacant
1610 WILSON HIL	ARRINGTON VA	22922	33	0	10,200	10,200	3870-50-3664	Vacant	Vacant Land	Vacant
1610 WILSON HIL	ARRINGTON VA	22922	30	0	9,400	9,400	3870-50-3782	Vacant	Vacant Land	Vacant
P O BOX 6	LOVINGSTON VA	22949	0.9				3870-41-1145	Vacant	Vacant Land	Vacant
P O BOX 13	LOVINGSTON VA	22949	36	50,800	20,200	71,000	3870-51-9176	Minor to Moderate	Vacant Structure	Commercial
11262 STONES TH	RESTON VA	20194	0	39,000	3,900	44,900	3870-50-6495	Moderate to Major	Vacant Structure	Commercial
11363 STONESTON	SECTION 12	20194	0	27,800	14,700	42,500	3870-50-7209	Moderate to Major	Vacant Structure	Commercial

Town of Parksley PG



Town of Strasburg PG-BDR



Town of Mathews PG-BDR



Town of Warsaw PG-BDR



Housing Rehabilitation

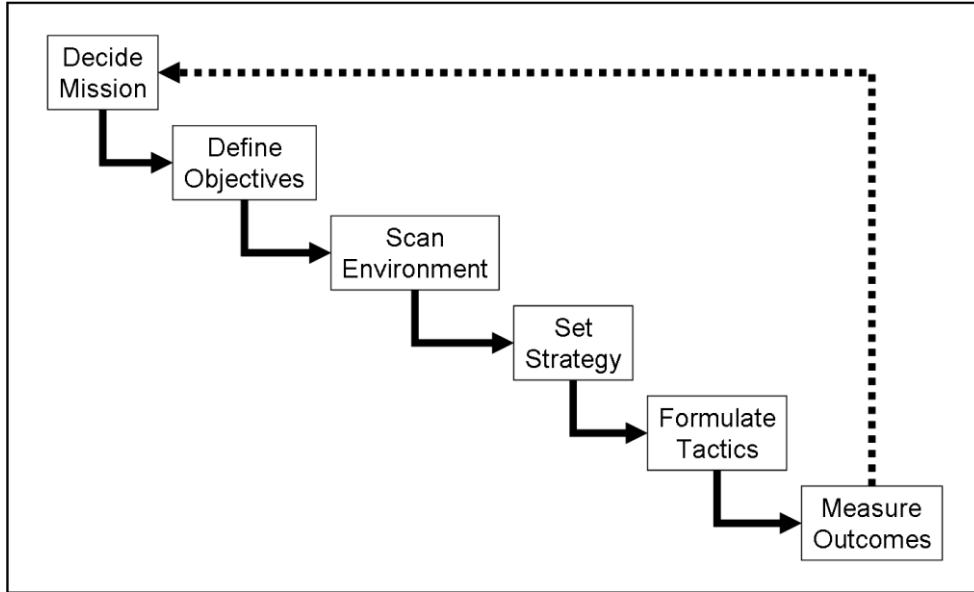
Before



After



Planning



Communication

Participation



Surveys

Inspections

Agreements



Education



Documentation





JUST
DO IT!

Closing Remarks

Planning grant funding is available on a rolling basis April 1, 2021 - December 31, 2021, or until funds are fully expended.
